

**East Haddam Zoning Board of Appeals**

**Municipal Office Complex  
1 Plains Road, Moodus, CT**

**Regular Meeting Minutes  
September 3, 2019**

**1. CALL TO ORDER**

Chairman Daigle called the meeting to order at 7:17 after obtaining a quorum.

**2. ATTENDANCE**

**Present Members:** Chairman, Gregory Daigle, William Smith, Laurie Alt, James Fennema

**Absent Members:** Diane Quinn and Richard Fiala

**3. PUBLIC HEARING**

- a. Appeal - #1115 - 12 Forest Way, June White & Jeffery Haggerty, requesting a variance to Section 10.1 of the East Haddam Zoning Regulations to construct a shed 2' from the side property line where 10' is required. Assessor's Map 80, Lot 336.  
First Date: September 3, 2019                      Last Date: October 7, 2019**

Jeff Haggerty and June White presented their plans.

Mr. Daigle asked if they were going to have a premade shed brought in or if it was going to be built on their property. Ms. White and Mr. Haggerty said a delivery truck would need to drive through their neighbor's property in order to deliver the shed. They said they would have a shed delivered if their neighbor allows the delivery truck to drive over their property, otherwise it would be built on site.

Mr. Ventres stated one of their neighbors came to the town hall to view the plans.

Mr. Smith asked why the proposed shed would be placed so close to the property line. Ms. White stated they are trying to keep the shed away from the dry well. Mr. Haggerty also stated they are trying to keep the shed a reasonable distance from the septic, house, and lake.

Mr. Ventres stated the proposed location of the shed meets the minimum distance from the dry well as required by the health code.

Mr. Daigle asked if the shed would exceed the 10% of lot surface coverage allowed. Mr. Ventres said it would not.

**Motioned by Ms. Alt, seconded by Mr. Smith, and unanimously passed to close the public part of the hearing.**

**Motioned by Ms. Alt, seconded by Mr. Smith, and unanimously passed to grant the variance to appeal - #1115 - 12 Forest Way, June White & Jeffery Haggerty, requesting a variance to Section 10.1 of the East Haddam Zoning Regulations to construct a shed 2' from the side property line where 10' is required. Assessor's Map 80, Lot 336 based on the limitations of the shape of the property.**

#### **4. MINUTES**

**Motioned by Mr. Fennema, seconded by Ms. Alt, and unanimously passed to approve the August 06, 2019 minutes as presented.**

#### **5. BILLS**

No bills.

#### **6. ADJOURNMENT**

Motioned by Mr. Fennema, seconded by Mr. Smith, and unanimously passed to adjourn the meeting at 7:45 pm.